

TRANSFER
TAX
PAIDWARRANTY DEED
Statutory Short Form 027348

I, **CRAIG A. JOSEPH** of Waterville, Kennebec County, State of Maine, for consideration paid, grant to **FRANCES G. ELLIOTT** of Waterville, County of Kennebec and State of Maine, and whose mailing address is 410 Evergreen Drive, Waterville, Maine, 04901, with **Warranty Covenants**, the land in Waterville, Kennebec County, State of Maine, bounded and described as follows; to wit:

THE UNIT known as Unit 15 in RIDGEWOOD EAST TOWNHOUSE CONDOMINIUM, located in Waterville, County of Kennebec and State of Maine, as shown on the Condominium Plat by Webster, Baldwin, Rohman, Day and Czarniecki, entitled "Ridgewood East Townhouse Condominiums" and filed in the Kennebec County Registry of Deeds in Plan File #E-87017, as supplemented by the plat filed in Plan File #E-88071. Specific reference is made to the RIDGEWOOD EAST TOWNHOUSE CONDOMINIUM Declaration under the Maine condominium Act of the Revised Statutes of the State of Maine, which Declaration is dated January 28, 1987 and is recorded in said Registry of Deeds in Book 3101, Page 308, as amended by Amendment dated August 3, 1987 and recorded in said registry in Book 3207, Page 112 and by Amendment dated April 19, 1988 and recorded in said Registry in Book 3334, Page 262 and the same are incorporated by reference herein. The aforesaid Plats are Exhibit C to the Declaration. Plans of the Unit (and the other Units in the Condominium) are Exhibit D to the Declaration and are recorded in said Registry in Plan Files #E-87018, E-87019 and E-87020 as supplemented in #E-88072, #E-88073, #E-88074 and #E-88075.

ANY AND ALL rights, easements, privileges and appurtenances belonging to the unit are hereby conveyed. This conveyance is subject to the terms, conditions, agreements, covenants, restrictions, obligations and easements contained or referred to in the above-referenced Declaration.

BEING the same premises acquired by Craig A. Joseph by Warranty Deed from FSD Associates, Inc. recorded in the Kennebec County Registry of Deeds in Book 3383, Page 313.

WITNESS my hand and seal this 14th day of November, 1988.

Signed, Sealed and Delivered
in the presence of:

William P. Dubord

Craig A. Joseph
CRAIG A. JOSEPH

STATE OF MAINE
COUNTY OF KENNEBEC

Dated: November 14, 1988

Then personally appeared the above named **CRAIG A. JOSEPH** and acknowledged the foregoing instrument to be his free act and deed.

Before me,

William P. Dubord
Notary Public

Print Name _____



WILLIAM P. DUBORD
Attorney at Law
Notary Public
My Commission Expires 8/26/94

RECEIVED KENNEBEC SS.

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